

159.0

0006

0001.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 1,071,300 /

USE VALUE: 1,071,300 /

ASSESSed: 1,071,300 /

Total Card /

Total Parcel

1,071,300

1,071,300

1,071,300

PROPERTY LOCATION

No	Alt No	Direction/Street/City
216		OAKLAND AVE, ARLINGTON

OWNERSHIP

Owner 1:	GRILLO TRAVIS				
Owner 2:					
Owner 3:					
Street 1:	216 OAKLAND AVENUE				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry		Own Occ:	Y
Postal:	02476	Type:			

PREVIOUS OWNER

Owner 1:	MCCARTHY ROBERT D & -		
Owner 2:	HERNANDEZ/MCCARTHY BLANCA R -		
Street 1:	216 OAKLAND AVENUE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .149 Sq. Ft. of land mainly classified as One Family with a Contemporary Building built about 1925, having primarily Wood Shingle Exterior and 2356 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6500		Sq. Ft.	Site		0	70.	0.90	7			Topo	-5					408,973						409,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6500.000	662,300		409,000	1,071,300
Total Card	0.149	662,300		409,000	1,071,300
Total Parcel	0.149	662,300		409,000	1,071,300
Source:	Market Adj Cost	Total Value per SQ unit /Card:	454.71	/Parcel:	454.71

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	662,300	0	6,500.	409,000	1,071,300		Year end	12/23/2021
2021	101	FV	662,300	0	6,500.	409,000	1,071,300		Year End Roll	12/10/2020
2020	101	FV	662,200	0	6,500.	409,000	1,071,200	1,071,200	Year End Roll	12/18/2019
2019	101	FV	511,800	0	6,500.	409,000	920,800	920,800	Year End Roll	1/3/2019
2018	101	FV	511,800	0	6,500.	344,700	856,500	856,500	Year End Roll	12/20/2017
2017	101	FV	511,800	0	6,500.	315,500	827,300	827,300	Year End Roll	1/3/2017
2016	101	FV	511,800	0	6,500.	268,800	780,600	780,600	Year End	1/4/2016
2015	101	FV	447,600	0	6,500.	233,700	681,300	681,300	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MCCARTHY ROBERT	67676-597		7/25/2016		865,000	No	No		
BLAKE NOEL & MI	64193-427		9/5/2014		810,000	No	No		
BOBAY YVERRE,	59856-297		8/1/2012		715,000	No	No		
CONNOR MARK-ET	37403-468		12/18/2002		644,000	No	No		
CONNOR MARK/ETA	27889-491		11/20/1997	Family		1	No	No	A

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MCCARTHY ROBERT	67676-597		7/25/2016		865,000	No	No		
BLAKE NOEL & MI	64193-427		9/5/2014		810,000	No	No		
BOBAY YVERRE,	59856-297		8/1/2012		715,000	No	No		
CONNOR MARK-ET	37403-468		12/18/2002		644,000	No	No		
CONNOR MARK/ETA	27889-491		11/20/1997	Family		1	No	No	A

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/27/2010	2203	Re-Roof	8,395					
10/16/1997	623		1,000					ADD 2 FIREPLACES
7/15/1994	348	Addition	15,000					2 ST ADD 16X23
7/15/1993	324		2,000					REMODEL FOYER

ACTIVITY INFORMATION

Date	Result	By	Name
5/29/2018	TTL REFUSAL	BS	Barbara S
10/16/2008	Meas/Inspect	345	PATRIOT
5/8/2000	Meas/Inspect	276	PATRIOT
4/9/1996		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

12419!

PRINT

Date	Time
12/30/21	14:41:33

LAST REV

Date	Time
06/19/18	12:14:06

mmcmakin

12419

USER DEFINED

Prior Id # 1:	105772
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Total AC/HA: 0.14922

Total SF/SM: 6500

Parcel LUC: 101

One Family

Prime NB Desc

ARLINGTON

Total: 408,973

Spl Credit

Total: 409,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

